

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R33467

142/143 / 144

Property Information

property address: 806 OAK

legal description: MITCHELL-LAWRENCE-CAVITT, BLOCK 20, LOT 12, PT OF 13

owner name/address: CASSELLS, PATRICK K
1307 PINE MILLS DR
RICHMOND, TX 77469-6143

full business name:

land use category:

Comm. Off.

type of business:

current zoning:

C3

occupancy status:

For Sale

lot area (square feet):

13504

frontage along Texas Avenue (feet):

N/A

lot depth (feet):

70

sq. footage of building: 1350

property conforms to: ☐ min. lot area standards ☒ min. lot depth standards ☐ min. lot width standards

No

No

Improvements

of buildings:

2

building height (feet):

20/10

of stories:

2/1

type of buildings (specify):

wood frame/wood

building/site condition:

4

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify) (pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

of signs:

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☒ yes ☐ no

of available off-street spaces: 3

lot type: ☐ asphalt ☒ concrete ☐ other

space sizes:

6x8

sufficient off-street parking for existing land use: ☐ yes ☐ no

overall condition:

way too small

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☒ yes ☐ no

comments: _____

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☐ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

Original structure New front
addition.

Definitely Not a House front in front

